

**A RESOLUTION
BY TRANSPORTATION COMMITTEE**

**A RESOLUTION AUTHORIZING THE MAYOR TO AWARD
AND EXECUTE A CONCESSION LEASE AGREEMENT WITH
A MESSAGE INC., SELF-CENTER SPA, FC-6007000090,
CONCOURSE "D" PERSONAL SERVICES / SPA CONCESSION
NO. 2; AND FOR OTHER PURPOSES.**

WHEREAS, the City of Atlanta ("City") owns and operates the Hartsfield-Jackson Atlanta International Airport ("Airport"); and

WHEREAS, the Department of Procurement did advertise on behalf of the Department of Aviation for FC-6007000090, Concourse "D" Personal Services / Spa Concession No. 2; and

WHEREAS, qualified firms submitted proposals for the right to operate a personal services / spa operation under a lease agreement; and

WHEREAS, the proposals were received and after review and evaluation of the proponent's qualifications and an analysis of the technical proposal, the Aviation General Manager and the Chief Procurement Officer have recommended that a concession lease agreement for FC-6007000090, Concourse "D" Personal Services / Spa No. 2 Concession be awarded to the top ranked proponent, A Massage Inc., Self-Center Spa; and

WHEREAS, said lease for the premises has an initial term of seven (7) years, with an exclusive one (1) three (3) year renewal option that the City may exercise, on Concourse "D" at the Airport.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, that the Mayor is authorized to award and execute a concession lease agreement with A Massage Inc., Self-Center Spa for FC-6007000090, Concourse "D" Personal Services / Spa Concession No. 2.

BE IT FURTHER RESOLVED, that said lease for the premises has an initial term of seven (7) years, with an exclusive one (1) three (3) year renewal option that the City may exercise, on Concourse "D" at the Airport.

BE IT FURTHER RESOLVED, that the City Attorney is directed to prepare an appropriate concession lease agreement for execution by the Mayor, to be approved as to form by the City Attorney.

BE IT FINALLY RESOLVED, that said concession lease agreement shall not become binding upon the City and the City shall incur no liability upon same until such concession lease agreement has been executed by the Mayor, attested to by the Municipal Clerk, approved as to form by the City Attorney, and delivered to A Massage Inc., Self-Center Spa.

Part II: Legislative White Paper: (This portion of the Legislative Request Form will be shared with City Council members and staff)

A. To be completed by Legislative Counsel:

Committee of Purview:

Caption:

Council Meeting Date:

Requesting Dept.:

FAC Confirmed by:

B. To be completed by the department:

1. Please provide a summary of the purpose of this legislation (Justification Statement).

The City of Atlanta completed a solicitation to award the personal service / spa No. 2 contract to the highest rated proponent. Qualified firms submitted proposals for the right to operate a personal service / spa concession, on Concourse D, under a lease agreement. A Massage Inc., Self-Center Spa is recommended as the most responsible and responsive proponent.

2. Please provide background information regarding this legislation.

The Airport desired to provide a personal services / spa concession on Concourse D. The Department of Purchasing advertised on behalf of the Department of Aviation for FC-6007000090, Personal Services Spa Package No. 2 on Concourse D. Qualified companies submitted proposals for the right to operate a spa. The proposals were received and after review and evaluation of the submittals, the Aviation General Manager and the Director of the Department of Purchasing have recommended that a concession lease agreement be awarded the top ranked Proponent, A Massage Inc., Self-Center Spa.

3. If Applicable/Known:

(a) **Contract Type (e.g. Professional Services, Construction Agreement, etc):** Concession

(b) **Source Selection:** N/A

- (c) Bids/Proposals Due: N/A
- (d) Invitations Issued: 11/15/2007
- (e) Number of Bids: N/A
- (f) Proposals Received: 3
- (g) Bidders/Proponents: 3
- (h) Term of Contract: 7-Year term, with one (1) 3-year extension

4. Fund Account Center (*Ex. Name and number*): N/A

Fund: _____ Account: _____ Center: _____

5. Source of Funds: *Example: Local Assistance Grant* N/A

6. Fiscal Impact: Revenue Generating

Example: This legislation will result in a reduction in the amount of _____ to Fund Account Center Number _____.

7. Method of Cost Recovery: N/A

Examples:

- a. Revenues generated from the permits required under this legislation will be used to fund the personnel needed to carry out the permitting process.*
- b. Money obtained from a local assistance grant will be used to cover the costs of this Summer Food Program.*

This Legislative Request Form Was Prepared By: Kyle Mastin

Legislation White Paper

Committee of Purview

Transportation Committee

Caption:

Council Meeting Date:

June 11, 2008

Legislation Title:

A resolution authorizing the Mayor to award and execute a concession lease agreement with A Massage, Inc., Self-Center Spa for FC-6007000090, Concourse "D" Personal Services/Spa Concession No. 2; and for other purposes on behalf of the Department of Aviation.

Requesting Department:

Dept of Aviation

Contract Type:

Concession Services

Source Selection:

RFP

Bids/Proposals Due:

February 20, 2008

Invitations Issued:

Advertised via Cityweb and AJC

Bids/Proposals Received:

3

Bidder/Proponents:

A Massage Inc., Self Center Spa (Ms. Anita Zimmerman)
City Life Wellness Center
Xpres Spa

Justification Statement:

The City of Atlanta completed a solicitation to award the personal service/spa No. 2 contract to the highest rated Proponent. Three (3) qualified firms submitted proposals for the right to operate a personal service/spa concession under a lease agreement. A Massage Inc., Self-Center Spa is recommended as the most responsible and responsive Proponent.

Background:

The Airport desired to provide a personal services/spa concession in the center point of Concourse "D." The Department of Procurement advertised the solicitation on behalf of the Department of Aviation fro FC-6007000090, Personal Services Spa Package No. 1 on Concourse "D." Qualified companies submitted proposals for the right to operate the spa. The proposals were received and after review and evaluation of the submittals, the Aviation General Manager recommended that a concession lease agreement be awarded to the top ranked Proponent, A Massage Inc, Self-Center Spa.

Fund Account Center:

N/A

Fiscal Impact (if any):

Revenue Generating

Term of Contract: Initial term of seven (7) years with an exclusive one (1) three (3) year renewal option that the City may exercise, on Concourse “D” at the Airport

Method of Cost Recovery: N/A


Prepared By: Ms. Melinda E. Henderson, Contracting Officer
(404) 865-8596

Contract Number: FC-6007000090

Shirley Franklin
Mayor

Benjamin R. DeCosta
Aviation General Manager

To: Adam L. Smith, Chief Procurement Officer
Department of Procurement

From: Benjamin R. DeCosta, Aviation General Manager
Department of Aviation 

Date: April 1, 2008

Subject: Concessions Retail Procurement Award Recommendations: (FC-6007000089 Personal Services Spa Package No. 1 and FC-6007000090 Personal Services Spa Package No. 2)

The Proposals submitted for the referenced procurements have been evaluated and the Department of Aviation recommends that legislation be submitted to the City Council and Mayor for consideration that authorizes the following contract awards:

1. Personal Services Spa Package No. 1 – XpresSpa Atlanta Terminal A, LLC
2. Personal Services Spa Package No. 2 – A Massage Inc., dba Self-Center Spa

The evaluations completed for each Personal Services Spa Package supporting these award recommendations are attached.

If you have any questions or concerns, you can contact Kyle Mastin at (404) 209-2100.





CITY OF ATLANTA
DEPT. OF PROCUREMENT

08 MAR 24 PM 1:36

CITY OF ATLANTA


SUITE 1700
55 TRINITY AVENUE, SW
ATLANTA, GA 30303
(404) 330-6010 Fax: (404) 658-7359
Internet Home Page: www.atlantaga.gov

Shirley Franklin
Mayor

OFFICE OF CONTRACT COMPLIANCE
Hubert Owens
Director
howens@atlantaga.gov

MEMORANDUM

TO: Adam L. Smith Esq.
Chief Procurement Officer

FROM: Hubert Owens 
Director-Office of Contract Compliance

RE: FC-6007000090, Personal Services Spa Package No.2

DATE: March 21, 2008

The Office of Contract Compliance has evaluated seven (3) Bids for Airport Concessions Disadvantage Business Enterprises participation. For your information, the proponent have committed to utilizing DBE's as indicated below:

XPRES SPA

Jakki Colours, Inc	ACDBE	26.0%
Business Travelers Services, Inc	ACDBE	10.0%
Total Participation		36.0%

CITY LIFE WELLNESS CENTRE

Massage Bar, Inc	ACDBE	25.50%
TSG Solutions, LLC d/b/a		
Consummate Chiroprator	ACDBE	13.03%
Total Participation		38.53%

SELF CENTER SPA		
SELF CENTER SPA	ACDBE	100.00%
Total Participation		100.00%

If you have questions, please contact me at (404) 330-6010 or Yvette Hawkins at (404) 330-6898.

cc: File
Kelly Carter, DOP

TRANSMITTAL FORM FOR LEGISLATION

TO: MAYOR'S OFFICE

ATTN: GREG PRIDGEON

Dept.'s Legislative Liaison: Anita Williams

Contact Number: 404-530-6600

Originating Department: Aviation

Committee(s) of Purview: Transportation

Chief of Staff Deadline: 5/28/08

Anticipated Committee Meeting Date(s): 6/11/08

Anticipated Full Council Date: 6/16/08

Commissioner Signature: 

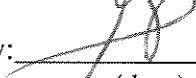
Chief Procurement Officer Signature: 

CAPTION

A RESOLUTION AUTHORIZING THE MAYOR TO AWARD AND EXECUTE A CONCESSION LEASE AGREEMENT WITH A MASSAGE INC., SELF-CENTER SPA, FC-6007000090, CONCOURSE "D" PERSONAL SERVICES / SPA CONCESSION NO. 2; AND FOR OTHER PURPOSES.

FINANCIAL IMPACT (if any)
Mayor's Staff Only

Received by CPO: _____ Received by LC from CPO: _____
(date) (date)

Received by Mayor's Office: 5/29/08 mmc Reviewed by: 
(date) (date)

Submitted to Council: _____
(date)